

# Local Market Update for December 2024

A Research Tool Provided by the Colorado Association of REALTORS®

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Your Agent is a REALTOR®

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are the same!



## La Plata County

Contact the Durango Area Association of REALTORS® for more detailed local statistics or to find a REALTOR® in the area.

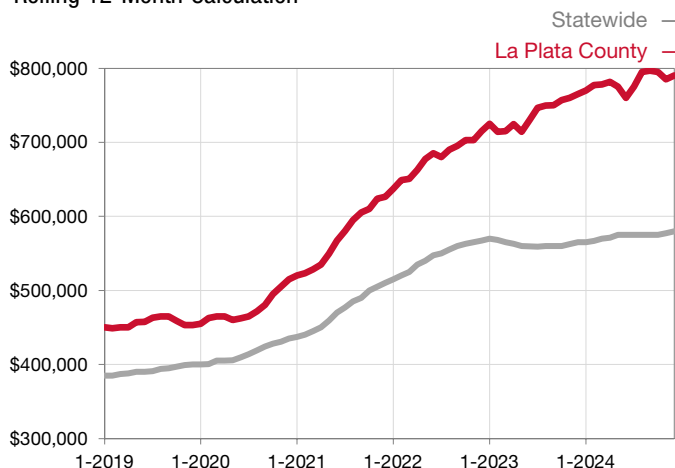
Single Family	December			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 12-2023	Thru 12-2024	Percent Change from Previous Year
New Listings	23	29	+ 26.1%	767	803	+ 4.7%
Sold Listings	33	41	+ 24.2%	569	545	- 4.2%
Median Sales Price*	\$800,250	<b>\$815,000</b>	+ 1.8%	\$765,000	<b>\$790,000</b>	+ 3.3%
Average Sales Price*	\$955,406	<b>\$1,050,829</b>	+ 10.0%	\$984,190	<b>\$955,952</b>	- 2.9%
Percent of List Price Received*	96.1%	<b>96.4%</b>	+ 0.3%	97.8%	<b>97.7%</b>	- 0.1%
Days on Market Until Sale	103	93	- 9.7%	86	93	+ 8.1%
Inventory of Homes for Sale	144	147	+ 2.1%	--	--	--
Months Supply of Inventory	3.0	3.2	+ 6.7%	--	--	--

\* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse/Condo	December			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 12-2023	Thru 12-2024	Percent Change from Previous Year
New Listings	20	11	- 45.0%	288	355	+ 23.3%
Sold Listings	9	22	+ 144.4%	223	256	+ 14.8%
Median Sales Price*	\$374,000	<b>\$437,500</b>	+ 17.0%	\$527,500	<b>\$546,950</b>	+ 3.7%
Average Sales Price*	\$439,128	<b>\$506,070</b>	+ 15.2%	\$600,597	<b>\$633,388</b>	+ 5.5%
Percent of List Price Received*	98.2%	<b>97.4%</b>	- 0.8%	98.3%	<b>98.0%</b>	- 0.3%
Days on Market Until Sale	69	110	+ 59.4%	80	98	+ 22.5%
Inventory of Homes for Sale	63	73	+ 15.9%	--	--	--
Months Supply of Inventory	3.4	3.4	0.0%	--	--	--

\* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



**Median Sales Price – Townhouse-Condo**  
Rolling 12-Month Calculation

